Davidson County DEEDQC
Recvd: 08/06/08 14:16 2 pgs
Fees:12.00 Taxes:0.00
20080806-0081131

Prepared By:

Affordable Closings, LLC
211 Donelson Pike
Suite 213
Nashville, TN 37214

THIS INSTRUMENT HAS BEEN PREPARED BY INFORMATION FURNISHED BY THE PARTIES WITH NO TITLE EXAMINATION BEING PERFORMED, AND THE PARTIES HOLD AFFORDABLE CLOSINGS, LLC HARMLESS FROM ANY AND ALL LIABILITY IN CONNECTION HEREWITH.

QUITCLAIM DEED

ADDRESS NEW OWNER(s)	SEND TAX BILLS TO	MAP & PARCEL
Tham V. Luu Hoa Thi Nguyen 1017 Fitzpatrick Rd Nashville, TN 37214	New Owner	108-04-0-200.00

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Hiep T. Nguyen**, have this day bargained and sold, and does hereby transfer and convey unto the said **Tham V. Luu and wife, Hoa Thi Nguyen,** the Grantee(s) herein, his (successors), heirs and assigns, all their right title and interest in certain real estate in Davidson County, Tennessee as follows:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Tham V. Luu and Hiep T. Nguyen by Warranty Deed from Mark A. Pfister and Kimberly Pfister of record in Book 11467, page 891, Register's Office for Davidson County, Tennessee

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved (X) unimproved ( ) property, known as: **1017 Fitzpatrick Rd Nashville, TN 37214**

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness my hand this 4th day of August, 2008.

Hiep T. Nguyen

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor(s), **Hiep T. Nguyen,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, this 4th day of August, 2008.

Notary Public

My Commission Expires: 2-24-09

CONNIE HOOPER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY, TENN.

State of Tennessee
County of Davidson

The actual consideration or value whichever is greater, for this transfer is $0.00

(Affiant)

Notary

Commission Expires: 2.24.09

CONNIE HOOPER
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 392, on the plan of Larchwood, Section Seven as of record in Plat Book 6900, Page 274, Register's Office of Davidson County, to which plat reference is hereby made for a more complete description.